

Marion County Project Development Board
For the Marion County Judicial Center Project
September 25, 2007

1) The Board Chairman, John G. Mattingly, called the meeting to order.
Members present: Douglas George, Elmer George, Connie Phillips, Kandice Engle-Gray, Kim May, Melissa Knight & Larry Caldwell.

Others: Vic Peterson (AOC), Michael George (Ross-Sinclair), Dave Sumner (Project Manager-Codell)

Judge Mattingly asked for members present to review minutes from previous meeting.

Connie Phillips made a motion to approve the minutes.

Kandice Engle-Gray seconded, with an affirmative vote from all members present.

2) Mr. George, from Ross-Sinclair submitted their contract for review & discussion. Ross-Sinclair will meet with the Marion County Fiscal Court for approval of bond sale. The plan is to sale bonds first week of December with closing the second week of December. Amount of bonds to be sold will be \$4,500,000 with the inclusion of Farmer's National Bank and Citizens Bank in the bidding.

Approximately \$4,157,590 to go into construction. Remaining monies goes to various entities (ex: financial advisor, bond counsel, payment on bonds, etc)

Kim May made a motion to allow Ross-Sinclair contact AOC on our behalf on financial matters.

Melissa Knight seconded, with an affirmative vote from all members present.

3) Discussion on contract with bond counsel-Peck Shaffer.

The AOC contract and one from Peck Shaffer were handed out for review.

Elmer George made a motion to defer letters of engagement & contract to AOC with the express purpose of AOC contacting Peck Shaffer & Joe Mattingly, County Attorney to make sure there is not conflict between the two documents before further action.

Kim May seconded, with an affirmative vote from all members present.

4) Report from Melissa Knight & Elmer George on the MAI certified appraisers. They narrowed the list to four persons with only two responses.

They recommended Rick Baumgardner.

Chris Fore would be the second choice.

Discussion on appraiser.

Kandice Engle-Gray made a motion to obtain Rick Baumgardner, if he is MAI certified, then if needed obtain Charles Fore if Rick Baumgardner in not qualified.

Larry Caldwell seconded, with an affirmative vote from all members present.

5) Update on site(s)

Discussion on various properties for the future site of Judicial Center.

Elmer George made a motion to appraise the City of Lebanon property, Fannie Lamb and Emily Hundley property.

Kim May seconded, with an affirmative vote from all members present.

6) Old/New Business

Introduced David Sumner (project manager) from Codell.

Vic will get information from AOC on use of appraiser for public owned property to see if we have to have City property appraised.

Discussion on appraisals.

Vic Peterson (AOC) stated that Sherman, Carter, Barnhart is required to have a pre-design conference to go over areas required by AOC.

Discussion on designs and various facilities to visit.

7) Next meeting will be October 16th @ 5:00 P. M.

On the Agenda will be Steve Sherman giving a presentation with a pre-design conference.

Melissa Knight made a motion to adjourn.

Connie Phillips seconded, with an affirmative vote from all members present.